



Entered on Docket  
October 23, 2009

A handwritten signature in black ink, appearing to read "Hon. Mike K. Nakagawa".

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Hon. Mike K. Nakagawa  
United States Bankruptcy Judge

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George Haines, Esq.  
Nevada Bar No.: 9411  
HAINES & KRIEGER, LLC  
1020 Garces Ave.  
Las Vegas, NV 89101  
Phone: (702) 880-5554  
FAX: (702) 385-5518  
Email: info@hainesandkrieger.com  
Attorney for Christopher T. Piper and Christi M. Piper

E-FILED: October 5, 2009

**UNITED STATES BANKRUPTCY COURT**

**DISTRICT OF NEVADA**

In Re: ) Case No. BKS-09-20158-MKN  
Christopher T. Piper and Christi M. ) Chapter 13  
Piper, )  
Debtor(s). )  
Hearing Date: September 24, 2009  
Hearing Time: 3:30 P.M.

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**ORDER ON MOTION TO VALUE COLLATERAL, "STRIP OFF" AND  
MODIFY RIGHTS OF CIT GROUP SALES FIN (ACCT ENDING IN 5601)  
PURSUANT TO 11 U.S.C. §506(a) AND §1322 BY DEBTORS**

THE ABOVE MATTER having been heard at the time and date above the Court Finds as follows:

1. The Debtors' property located at 9464 WAKASHAN AVENUE, LAS VEGAS, NEVADA, 89149 (the "Subject Property") is valued at \$320,000.00.

2. That on the filing date of the instant Chapter 13 petition, CIT GROUP SALES FIN (ACCT ENDING IN 5601)'s claim was wholly unsecured.

**IT IS THEREFORE ORDERED THAT** CIT GROUP SALES FIN (ACCT ENDING IN 5601)'s secured claim is "Stripped off" and shall be avoided pursuant to 11 U.S.C. Section 506(a) upon completion and/or discharge of the Debtors' Chapter 13;

**IT IS FURTHER ORDERED THAT** CIT GROUP SALES FIN (ACCT ENDING IN 5601)'s secured rights and/or lien-holder rights in the Subject Property shall be terminated upon completion of the Debtors' Chapter 13 and CIT GROUP SALES FIN (ACCT ENDING IN 5601)'s claim shall be treated as an "unsecured" claim in the Debtors' Chapter 13;

**IT IS FURTHER ORDERED THAT** in the event the instant Chapter 13 matter is dismissed or converted to a Chapter 7 proceeding the instant Order shall be vacated.

DATED October 5, 2009

HAINES & KRIEGER, L.L.C.

By: /s/George Haines, Esq.  
George Haines, Esq.  
Attorney for Debtor(s)

Approved by:   
Kathleen Leavitt  
Chapter 13 Trustee

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**ALTERNATIVE METHOD re: RULE 9021:**

In accordance with LR 9021, counsel submitting this document certifies as follows (check one):

- The court has waived the requirement of approval under LR 9021.
- No parties appeared or filed written objections, and there is no trustee appointed in the case.
- I have delivered a copy of this proposed order to all counsel who appeared at the hearing, any unrepresented parties who appeared at the hearing, and any trustee appointed in this case, and each has approved or disapproved the order, or failed to respond, as indicated below [list each party and whether the party has approved, disapproved, or failed to respond to the document]:

APPROVED: Kathleen Leavitt

DISAPPROVED:

FAILED TO RESPOND:

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